

APPROVED

***City of York Planning Commission
Workshop
June 20, 2022
Minutes***

Members present:

Chairperson Wendy Duda
Maria Duncan
A. Lee McLin
Laura Korn
Rick Thomasson

Members absent:

Ron Parrish
Marissa Harris

Others present:

Planning Director Breakfield
Zoning Administrator Blackston

The first item of business was Chairperson Wendy Duda calling the meeting to order at 5:15 pm.

The second item of business was discussion of growth and development in York.

Planning Commission members discussed the need to investigate the following:

1. Determine the cost to provide municipal services to homes.
2. Obtain updated traffic count information for the City.
3. Update pertinent sections of the 2019 Comprehensive Plan to provide better direction regarding growth management in the City.
4. Update the City's future land-use map to provide better guidance regarding the proper zoning/usage of property around the perimeter of the City.
5. Conduct a housing survey as prescribed in the 2019 Comprehensive Plan to determine the proper number and mix of residential housing types in York as well as the desired population growth rate for the city.
6. Create distinct zoning districts and standard zoning, density, parking, housing variety, etc. requirements for single-family detached, single-family attached, multi-family, etc. residential projects.

The Commission indicated a desire to consider a potential moratorium (for a limited time) on certain types of residential development at a subsequent meeting. The potential moratorium would allow the City the opportunity to investigate identified issues and implement necessary ordinance changes to facilitate desired growth.

Furthermore, the Commission further noted the impracticality and unfairness of trying to investigate issues and implement new ordinances/standards while continually accepting new applications for development. The Commission also noted that the revised ordinances/standards would ultimately streamline the overall process and make it a more understandable process for all involved.

There being no further business, the meeting was adjourned at 7:00 pm.

Respectfully submitted,

C. David Breakfield, Jr. MCP, AICP
Planning Director

Amanda C. Blackston
Zoning Administrator

cc: File – Planning Commission 6/20/2022
Seth Duncan, City Manager